[*Continued from page* 130.]

surveyor, treble the amount of the fees which such surveyor would have been entitled to receive for his trouble in inspecting the same, and shall also forfeit for every such default a sum not exceeding twenty pounds; and that if, for any period exceeding three months, any builder having duly begun any building, requiring compliance with the provisions of this Act, shall suspend the progress of such building, and shall again go on with the same; as if, during the progress thereof, the builder be changed; then, in any such case, two days before such builder or other such person shall enter upon the performance of the work, it shall be the duty of such builder to give notice to the surveyor; which notices must be in the terms specified in the forms (numbers two and three) contained in the Schedule of Notices annexed to this Act, or to the like effect; and must be given to the surveyor, or left at the surveyor's office, in like manner as is required upon beginning any new building; and that if any builder make default or neglect to give or leave such notice, he shall forfeit for every such offence a sum not exceeding twenty pounds; and that if any such building, chimney, or wall be begun to be built, pulled down, rebuilt, cut into, or altered as aforesaid, or be proceeded with after any suspension of the progress thereof before such notice has been given; or if such surveyor or the official referees be refused admittance to inspect the same premises, then such building or work shall be liable to be abated as a nuisance under the provisions herein contained.

BUILDINGS GENERALLY.

Supervision of Works—Notice of Irregularities to Builders and others—To cut into Works—Amendment of Works—Proceedings thereon by Official Referees—Costs.

14. And be it enacted, with regard to such buildings and works, so far as relates to the supervision thereof, that if in building, pulling down, rebuilding, cutting into or altering any part of any building, or party-wall or external wall, or chimney-stack or flue, any work, or any other thing be done contrary to or not conformably with the rules and directions of this Act; then forthwith it shall be the duty of the surveyor and he is hereby required to give forty-eight hours' notice to the builder to amend any such irregularity which he shall deem to have been committed; and, after the expiration of such notice, to proceed to inspect the work; and that, if the work be so far advanced that he cannot ascertain whether the irregularity has been committed or not, or exists or not, then it shall be lawful for him and he is hereby empowered to order any work to be cut into, laid open or pulled down, which shall in his opinion prevent his ascertaining whether any such irregularity exists or not; and that if, within forty-eight hours, the builder to whom any such notice shall have been given, refuse or fail to amend any irregular work, or any builder refuse, when ordered by the surveyor, to cut into, lay open or pull down any work which shall in his opinion prevent his ascertaining whether such irregular work exists or not, then, as soon as conveniently shall be, it shall be the duty of the surveyor to give information thereof to the official referees; and that upon the receipt of such information, it shall be the duty of such official referees, and they are hereby required to proceed to hear the matter, and if any breach of the rules, regulations and directions of this Act be found to have been committed, or if there appear good reason to suppose any such breach has been committed and is concealed, then it shall be lawful for the official referees, or any two of them, and they are hereby authorized to direct by their award that such building, party-wall, external wall, chimney-stack, flue or other thing, or such part thereof as they shall deem necessary, to be amended, removed, cut into, laid open, or pulled down; and that all the costs, charges and expenses of the said work, and of the said application to the official referees shall be borne by such party or parties as the official referees shall determine.

Special Supervision of highest-rate Buildings—Penalty—Notice to Official Referees—Survey—Approval—Disapproval—Amendment of Defects—Notice of Completion—New Survey—Certificate—Prohibition of Use—Penalty.

15. And now for the purpose of making provision for the supervision of buildings of the sixth rate of the first or dwelling-house class, and of the sixth rate of the second or warehouse class, and of all buildings of the third or public-building class (except the buildings hereinafter excepted); be it enacted, with regard to every such building, so far as relates to the special supervision thereof, that when all the walls of any such building shall have been built to their full height, and all the timbers of the floors, roofs and partitions shall have been laid, it shall be the duty of the architect or builder, and he is hereby required, to give notice thereof to the official referees; and if the official referees be of opinion that such building is subject to the special supervision herein provided, then within seven days after such notice it shall be their duty to survey the said building; and that, if they approve of the same, then within seven days after such survey, to certify such approval under their hands to the architect or builder; or that if any part of the walls, timbers, roof or internal supports appear to such official referees defective, insufficient or insecure, then, within the said seven days after such survey, they are hereby required to give to such architect or builder notice of such parts as shall so appear to them defective, insufficient or insecure, which notice must be in writing; and that, upon the receipt of such notice, it shall be the duty of the said architect or builder, and he is hereby required to amend and strengthen such defective, insufficient or insecure parts; and that, until the official referees shall be satisfied, and shall have certified in writing their approval as aforesaid, it shall not be lawful to cover up any such parts; and that, upon completion of every such building, it shall be the duty of the architect or builder to give fresh notice to the official referees; and that, thereupon, or within seven days after such notice, it shall be the duty of the official referees to survey the same; and that, if upon such survey it shall appear that such building has been built sufficiently strong, then it shall be their duty to certify accordingly, which certificate must be under their hands and the seal of office of registrar of metropolitan buildings; and that until such certificate shall have been made, it shall not be lawful to use such building for any purpose whatever, without the express authority in writing of the official referees, under their hands and the seal of office of the registrar of metropolitan buildings; and that, if before the certificate of satisfaction shall have been made, any such building subject to special supervision shall be used for any purpose, without such express authority in writing, then, on conviction thereof before two justices of the peace, the owner or occupier of such building shall forfeit for such offence a sum not less than *five* pounds, nor exceeding *five hundred* pounds, for every day during which such building shall be so used without having obtained such certificate of satisfaction, or such express authority as aforesaid; and one half thereof shall go to the person giving information, and the other half to the poor of the parish in which such building shall be situate.

Special Supervision of Buildings in Schedule (B)—Survey by Official Referees—Occasional Inspection—Notice of Deficiencies—Amendment of Defects—Approval by Official Referees—Notice of Completion—New Survey—Certificate—Prohibition of Use—Penalty.

16. And be it enacted, with regard to the buildings comprised in Schedule (B), to this Act annexed, so far as relates to the supervision thereof, that before the builder begin to build the same, it shall be the duty of such architect or builder, and he is hereby required to give notice thereof to the official referees, and also, at the same time, to transmit the plans thereof for their inspection; and that forthwith thereupon it shall be the duty of the official referees, and they are hereby required to proceed to survey the situation of the intended building, with a view to ascertain whether such building can be erected on such situation with due regard to the security of the public; and that from time to time, during the progress of such building, it shall be the duty of such official referees, and they are hereby directed to inspect the same, with a view to ascertain the sufficiency thereof; and that if such building or any part thereof appear to such official referees defective, insufficient or insecure, then they are hereby required to give to such architect or builder notice of such parts as shall so appear to them defective, insufficient or insecure, which notice must be in writing; and that, upon the receipt of such notice, it shall be the duty of the said architect or builder, and he is hereby required to amend and strengthen such defective, insufficient or insecure parts; and that, until the official referees shall be satisfied, and shall have certified in writing their approval as aforesaid, it shall not be lawful to cover up any such parts; and that, upon completion of every such building, it shall be the duty of the architect or builder to give *fresh* notice to the official referees; and that thereupon, or within seven days after such notice, it shall be the duty of the official referees to survey the same; and that if upon such survey it shall appear that such building has been built sufficiently strong, then it shall be their duty to certify accordingly, which certificate must be under their hands and the seal of office of registrar of metropolitan buildings; and that, until such certificate shall have been made, it shall not be lawful to use such building for any purpose whatever, without the express authority in writing of the official referees, under their hands and the seal of office of the registrar of metropolitan buildings; and that if, before the certificate of satisfaction shall have been made, any such building subject to special supervision shall be used for any purpose, without such express authority in writing, then, on conviction thereof before two justices of the peace, the owner or occupier of such building shall forfeit for such offence a sum not less than *five* pounds, nor exceeding *one hundred* pounds, for every day during which such building shall be so used without having obtained such certificate of satisfaction, or such express authority as aforesaid; and one half thereof shall go to the person giving information, and the other half to the poor of the parish in which such building shall be situate.

Entry on Premises—Refusal to permit Inspection—Forcible Entry.

17. And be it enacted, with regard to buildings and works, so far as relates to the entry thereon for the supervision thereof, that, at all times during the progress of any operations in respect thereof within the meaning of this Act, it shall be lawful for the surveyor, and for the official referees, and they are hereby respectively authorized to enter upon the premises upon which such operations have been commenced; and that if any person refuse to admit the surveyor, or the official referees authorized under this Act, at any reasonable hours, from time to time to inspect any building in course of construction, demolition, alteration or re-construction, then in every such case, on conviction thereof, the party offending shall forfeit for every such offence a sum not exceeding *twenty* pounds; and such building or work shall be liable to be abated as a nuisance under the provisions herein contained in that behalf; and that if the surveyor or the official referees

The words "*or such other person*" seem to be inserted without due relation to the context.

The word "SUCH," before the words "*building, chimney or wall,*" does not seem to have due relation to the context.

We apprehend the word "SUCH" should precede the words "*builder refuses when ordered by the surveyor.*"

The words ought to be "SHALL *be amended, removed, cut into, laid open, or pulled down.*"

The words "*architect or builder*" are not sufficiently definite.

This clause and the sixteenth clause, disposing of very great power, which none but great masters of architectural construction are justly entitled to exercise, would become extremely tyrannical, vexatious, and ruinous, in the custody of incompetent persons; we think the powers proposed to be delegated ought to be more closely defined. We think society would be injured by an architect of great and original genius having the designs of his works interfered with by an official referee of less knowledge, ability, and genius: it is true, the men would find their just level in the end, but probably not before ruinous expense or mischief had been incurred.

The word "SUCH," before the word "*architect,*" seems to have no proper relation to the context.

The word "PLANS" is not sufficiently definite, but should be followed by the words "*Elevations and other drawings which have been made for the same.*"